

GIS REGISTRY INFORMATION

SITE NAME:

Instrument Development Corp.

BRRTS #:

02-68-535 753 FID # (if appropriate): 268745 780

COMMERCE # (if appropriate):

CLOSURE DATE:

11/16/04

STREET ADDRESS:

820 Swan Blvd

CITY:

Mukwonago

SOURCE PROPERTY GPS COORDINATES (meters in WTM91 projection):

X= 657519 Y= 267469

CONTAMINATED MEDIA:

Groundwater

☐

Soil

☒

Both

☐

OFF-SOURCE GW CONTAMINATION >ES:

☐ Yes

☒ No

IF YES, STREET ADDRESS 1:

GPS COORDINATES (meters in WTM91 projection):

X= _____ Y= _____

OFF-SOURCE SOIL CONTAMINATION >Generic or Site-Specific RCL (SSRCL):

☐ Yes

☒ No

IF YES, STREET ADDRESS 1:

GPS COORDINATES (meters in WTM91 projection):

X= _____ Y= _____

CONTAMINATION IN RIGHT OF WAY:

☐ Yes

☒ No

DOCUMENTS NEEDED:

Closure Letter, and any conditional closure letter issued

Copy of most recent deed, including legal description, for all affected properties

Certified survey map or relevant portion of the recorded plat map (if referenced in the legal description) for all affected properties
County Parcel ID number, if used for county, for all affected properties

Location Map which outlines all properties within contaminated site boundaries on USGS topographic map or plat map in sufficient detail to permit the parcels to be located easily (8.5x14" if paper copy). If groundwater standards are exceeded, the map must also include the location of all municipal and potable wells within 1200' of the site.

Detailed Site Map(s) for all affected properties, showing buildings, roads, property boundaries, contaminant sources, utility lines, monitoring wells and potable wells. (8.5x14", if paper copy) This map shall also show the location of all contaminated public streets, highway and railroad rights-of-way in relation to the source property and in relation to the boundaries of groundwater contamination exceeding ch. NR 140 ESs and soil contamination exceeding ch. NR 720 generic or SSRCLs.

Tables of Latest Groundwater Analytical Results (no shading or cross-hatching)

Tables of Latest Soil Analytical Results (no shading or cross-hatching)

Isoconcentration map(s), if required for site investigation (SI) (8.5x14" if paper copy). The isoconcentration map should have flow direction and extent of groundwater contamination defined. If not available, include the latest extent of contaminant plume map.

GW: Table of water level elevations, with sampling dates, and free product noted if present

GW: Latest groundwater flow direction/monitoring well location map (should be 2 maps if maximum variation in flow direction is greater than 20 degrees)

SOIL: Latest horizontal extent of contamination exceeding generic or SSRCLs, with one contour

Geologic cross-sections, if required for SI. (8.5x14" if paper copy)

RP certified statement that legal descriptions are complete and accurate

Copies of off-source notification letters (if applicable)

Letter informing ROW owner of residual contamination (if applicable)(public, highway or railroad ROW)

Copy of (soil or land use) deed restriction(s) or deed notice if any required as a condition of closure

<input checked="" type="checkbox"/>
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NA

Andy, 11/16/04
let me know if you need
anything else.
Mark Drews

revised 7/2/03



State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

Jim Doyle, Governor
Scott Hassett, Secretary
Gloria L. McCutcheon, Regional Director

Waukesha Service Center
141 NW Barstow St
Waukesha, Wisconsin 53188
Telephone 262-574-2100
FAX 262-574-2117

November 16, 2004

Executive Motor Coach LLC
Kevin B. Sinnett
N8609 Hillburn Mill Rd.
East Troy, WI 53132

FID # 268245780
BRRTS # 02-68-535753

SUBJECT: Case Closure
Instrument Development Corp., 820 Swan Blvd., Mukwonago, WI

Dear Mr. Sinnett:

On November 16, 2004 your site as described above was reviewed for closure by the Department of Natural Resources (Department). The Department reviews environmental remediation cases for compliance with state laws and standards to maintain consistency in the closure of these cases. Based on the correspondence and data provided, it appears that your case has been remediated to Department standards in accordance with s. NR 726.05, Wis. Adm. Code. The Department considers this case closed and no further investigation, remediation or other action is required at this time.

Your site will be listed on the DNR Remediation and Redevelopment GIS Registry of Closed Remediation Sites. Information that was submitted with your closure request application will be included on the registry. To review the sites on the GIS Registry web page, visit <http://gomapout.dnr.state.wi.us/org/at/et/geo/gwur/index.htm> If your property is listed on the GIS Registry and you intend to construct or reconstruct a well, you will need Department approval. Department approval is required before construction or reconstruction of a well on a property listed on the GIS Registry, in accordance with s. NR 812.09(4)(w). To obtain approval, Form 3300-254 needs to be completed and submitted to the DNR Drinking and Groundwater program's regional water supply specialist. This form can be obtained on-line at the web address listed above.

Please be aware that this case may be reopened pursuant to s. NR 726.09, Wis. Adm. Code, if additional information regarding site conditions indicates that contamination on or from the site poses a threat to public health, safety or welfare, or the environment.

The Department appreciates your efforts to restore the environment at this site. If you have any questions regarding this letter, please contact me at 262-574-2146.

Sincerely,

Mark Drews, P.G., CHMM
Hydrogeologist
Bureau for Remediation & Redevelopment

cc: Mark Mejac, STS Consultants, 11425 W. Lake Park Dr., Milwaukee, WI. 53224
SER File

08/10/04 14:48 FAX

003/003



UC2467457-001

WARRANTY DEED

This Deed, made between Kevin B. Sinnott and Jonathan A. Sinnott, Grantor, and Executive Motor Coach LLC., a Wisconsin limited liability company, Grantee.

Witnesseth, That the said Grantor, for a valuable consideration, the receipt and sufficiency of which is hereby acknowledged, conveys to Grantee the following described real estate in Waukesha County, State of Wisconsin:

Lot 1 of Certified Survey Map No. 8872, recorded on November 13, 1998 in Volume 76 of Certified Survey Maps on Pages 311 to 315 as Document No. 2387741, being a subdivision of Outlot 1 of Certified Survey Map No. 8810, recorded in Volume 76 on Pages 14 thru 19 of Certified Survey Maps as Document No. 2358097, and Lot 1 of Certified Survey Map 8114, recorded in Volume 70 on Pages 263 thru 286 of Certified Survey Maps as Document No. 2155582, and unplatted lands located in the NE 1/4 of the NW 1/4, all located in Section 25, Town 5 North, Range 18 East, Village of Mukwonago, County of Waukesha, State of Wisconsin.

2487437

REGISTER'S OFFICE
WAUKESHA COUNTY, WI
RECORDED ON

07-27-1999 11:58 AM

MICHAEL J. HASSLINGER
REGISTER OF DEEDS

REC. FEE: 4.00
REC. FEE-CO: 4.00
REC. FEE-ST: 2.00
TRAN. FEE: 1
TRAN. FEE-STATE: 1
PAGES: 1

REEL 2946 IN RE 0351

Regarding Area:
Name and Return Address:

David R. Navarra
Godfrey & Kahn, S.C.
780 North Waukegan Street
Milwaukee, WI 53202

Part of MUKV 1369.996
MUKV 1870.998.027
(Parcel Identification Number)

FEE
77.25 (155)
EXEMPT

Pd 12 1

This is not homestead property.

Together with all and singular hereditaments and appurtenances thereunto belonging;
And Grantor warrants that the title is good, indefeasible in fee simple and free and clear of encumbrances except municipal and zoning ordinances, recorded building and use restrictions, easements, covenants, and general taxes levied in the year 1999 and will warrant and defend the same.

Dated this 27th day of May, 1999.

[Signature]
Kevin B. Sinnott
[Signature]
Jonathan A. Sinnott

AUTHENTICATION

Signature(s) Kevin B. Sinnott

Jonathan A. Sinnott

authenticated this 27th day of May, 1999

[Signature]
signature David R. Navarra
type or print name

TITLE: MEMBER STATE BAR OF WISCONSIN
(If not, _____)

authorized by §706.00, Wis. Stats.)

THIS INSTRUMENT WAS DRAFTED BY
David R. Navarra
Godfrey & Kahn, S.C.

(Signatures may be authenticated or acknowledged. Both are not necessary.)

ACKNOWLEDGMENT

STATE OF _____

COUNTY _____

Personally came before me this _____ day of _____, 19____, the above named _____, to me known to be the person(s) who executed the foregoing instrument and acknowledge the same.

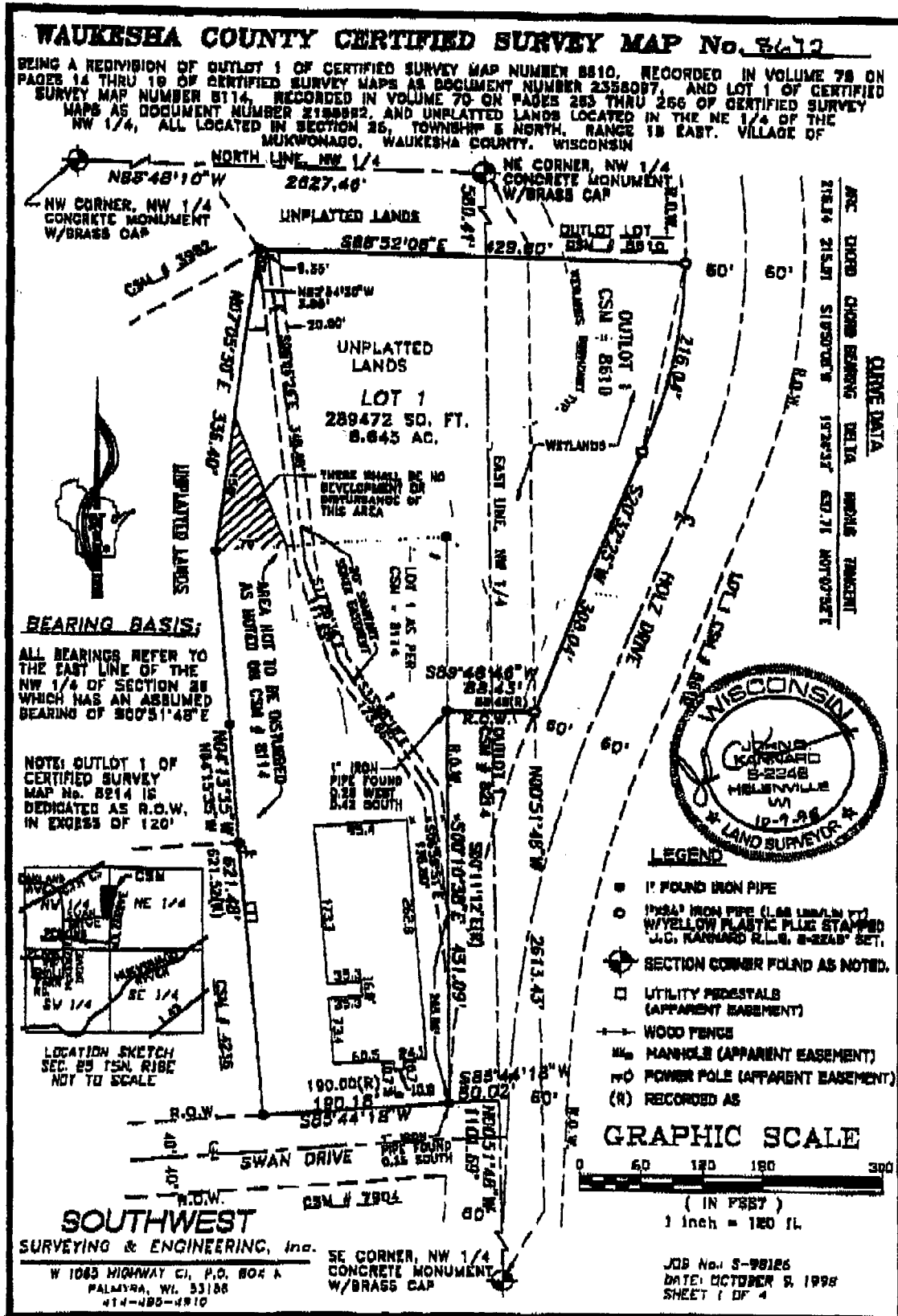
signature _____
type or print name _____

Notary Public, _____ County, _____
My commission is permanent. (If not, state expiration date: _____)

*Names of persons signing in any capacity should be typed or printed below their signatures.

rmw328820_1.DOC

2387741



CERTIFIED SURVEY MAP No. 58126

BEING A REDIVISION OF OUTLOT 1 OF CERTIFIED SURVEY MAP NUMBER 8610, RECORDED IN VOLUME 76 ON PAGES 14 THRU 19 OF CERTIFIED SURVEY MAPS AS DOCUMENT NUMBER 2358097, AND LOT 1 OF CERTIFIED SURVEY MAP NUMBER 8114, RECORDED IN VOLUME 70 ON PAGES 263 THRU 266 OF CERTIFIED SURVEY MAPS AS DOCUMENT NUMBER 2155592 AND UNPLATTED LANDS LOCATED IN THE NE 1/4 OF THE NW 1/4, ALL IN SECTION 25, TOWNSHIP 5 NORTH, RANGE 18 EAST, VILLAGE OF MUKWONAGO, WAUKESHA COUNTY, WISCONSIN.

SURVEYOR'S CERTIFICATE

I, John C. Kannard, Registered Land Surveyor No. 2248, hereby certify:

That I have surveyed, divided, and mapped this Certified Survey Map being a redivision of Outlot 1 of Certified Survey Map Number 8610, recorded in Volume 76 on Pages 14 thru 19 of Certified Survey Maps as Document Number 2358097, and Lot 1 of Certified Survey Map Number 8114, recorded in Volume 70 on Pages 263 thru 266 of Certified Survey Maps as Document Number 2155592, and Unplatted Lands located in the Northeast 1/4 of the Northwest 1/4, all in Section 25, Township 5 North, Range 18 East, Village of Mukwonago, Waukesha County, Wisconsin, bounded and described as follows:

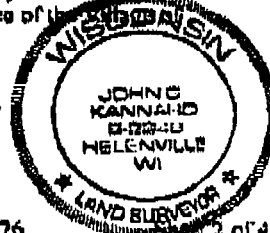
BEGINNING at the Concrete monument that marks the SE corner of the NW 1/4 of said Section 25; THENCE N00° 51' 48"W, along the East line of the said NW 1/4, a distance of 1101.69 feet, to the North Right of Way (R.O.W.) line of Swan Drive extended; THENCE S85° 44' 18"W, along said North R.O.W. line, a distance of 50.02 feet, to the Southeast corner of said Certified Survey Map Number 8114, and to the POINT OF BEGINNING of the lands to be described; THENCE continue S85° 44' 18"W, Along said North R.O.W. line, and along the southerly line of said Certified Survey Map Number 8114, a distance of 190.18 feet, to the Southwest corner of said Certified Survey Map Number 8114, and to a found 1 inch diameter iron pipe; THENCE N04° 13' 35"W, along the West line of said Certified Survey Map Number 8114, a distance of 621.48 feet, to the Northwest corner of said Certified Survey Map Number 8114, and to a found 1 inch diameter iron pipe; THENCE N07° 05' 30"E, a distance of 336.40 feet, to a found 1 inch diameter iron pipe that marks the Southeast corner of Certified Survey Map Number 3982, recorded in Volume 31 of Certified Survey Maps on Pages 68 thru 70, as Document Number 1152150; THENCE S88° 52' 08"E, a distance of 429.60 feet, to the Westerly R.O.W. line of Holz Drive, and to a SET 1" x 24" Iron Pipe (1.68 lbs/R) with a yellow plastic plug stamped J.C. KANNARD R.L.S. S-2248 inserted in its top (SET I.P.), and to a point on a curve, said curve having a radius of 637.76 feet, said radius point being located Westerly of said R.O.W. line, said curve having a central angle of 19° 24' 32" and a chord that bears S10° 30' 08"W a distance of 215.01 feet; THENCE Southwesterly, along said Westerly R.O.W. line, and along the Arc of said curve, a distance of 216.04 feet, to a SET I.P.; THENCE S20° 32' 25"W, along said Westerly R.O.W. line, a distance of 308.04 feet, to a SET I.P., and to the North line of Outlot 1 of Certified Survey Map Number 8214, recorded in Volume 71 of Certified Survey Maps on Pages 274 thru 279, as Document Number 2192614; THENCE S89° 48' 46"W, along said North line, a distance of 88.43 feet, to the Easterly line of said Certified Survey Map Number 8114; THENCE S00° 10' 38"E, along said Easterly line, a distance of 431.09 feet, to the POINT OF BEGINNING, containing 289,472 square feet or 6.645 Acres of land, more or less.

Subject to all rights, reservations, restrictive covenants and all easements recorded or not recorded.

I further certify that I have made this survey and map under the direction of Jonathan A. Smett and Kevin B. Smett and the Village of Mukwonago owners of said lands, and that this Certified Survey Map is a correct representation of the boundary surveyed and described and that I have complied fully with the provisions of Chapter 236.34 of the State of Wisconsin Statutes, and the Land Division Ordinance of the Village of Mukwonago, Wisconsin in surveying and mapping same.

Certified this 9th day of October, 1998


John C. Kannard, R.L.S. S-2248



Job No. S-98126

31

CERTIFIED SURVEY MAP No. 56672

BEING A REDIVISION OF OUTLOT 1 OF CERTIFIED SURVEY MAP NUMBER 8510, RECORDED IN VOLUME 76 ON PAGES 14 THRU 19 OF CERTIFIED SURVEY MAPS AS DOCUMENT NUMBER 2358097, AND LOT 1 OF CERTIFIED SURVEY MAP NUMBER 8114, RECORDED IN VOLUME 70 ON PAGES 263 THRU 266 OF CERTIFIED SURVEY MAPS AS DOCUMENT NUMBER 2135592 AND UNPLATTED LANDS LOCATED IN THE NE 1/4 OF THE NW 1/4, ALL IN SECTION 25, TOWNSHIP 5 NORTH, RANGE 18 EAST, VILLAGE OF MUKWONAGO, WAUKESHA COUNTY, WISCONSIN.

OWNER'S CERTIFICATE

As owners, we hereby certify that we caused the land described on this Certified Survey Map to be surveyed, divided, and mapped as represented upon such map. We also certify that this Certified Survey Map is required by Chapter 236.34 of the Wisconsin Statutes and the Land Division Ordinance of the Village of Mukwonago.

WITNESS the hand and seal of said owners this 26th day of October, 1998.

Signed: [Signature]
Jonathan A. Sinnott

Signed: [Signature]
Kevin B. Sinnott

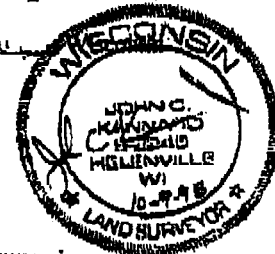
STATE OF WISCONSIN
WAUKESHA COUNTY

Personally came before me this 26th day of October, 1998, the above named Jonathan A. Sinnott & Kevin B. Sinnott, known to be the persons who executed the foregoing instrument and acknowledged the same.

(Notary Seal) [Signature]
Notary public

Notary Public, Waukesha

My commission expires 1/1/01



CONSENT OF MORTGAGEE:

M & I Northern Bank, mortgagee of the above described land do hereby consent to the surveying, mapping, and dividing of the land described on this plan, and I do hereby consent to the above certificate of Jonathan A. Sinnott & Kevin B. Sinnott owners.

WITNESS, the hand and seal of M & I Northern Bank, mortgagee, this 27th day of October, 1998.

In the presence of

[Signature]
Bryan L. Downey, Mortgagee

Vice-President
title

[Signature]
James C. Neuforth, Mortgagee

Vice-President
title

STATE OF WISCONSIN
WAUKESHA COUNTY

Personally came before me this 27th day of October, 1998, the above named Bryan L. Downey, and James C. Neuforth, to me known to be the persons who executed the foregoing instrument and acknowledged the same.

(Notary Seal) [Signature]
Notary public

Notary Public, BROOKFIELD Wisconsin

My commission expires 9/22/02

Job No. S-98126

Sheet 3 of 4

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In County

CERTIFIED SURVEY MAP No. 3672

BEING A REDIVISION OF OUTLOT 1 OF CERTIFIED SURVEY MAP NUMBER 8610. RECORDED IN VOLUME 76 ON PAGES 14 THRU 19 OF CERTIFIED SURVEY MAPS AS DOCUMENT NUMBER 2358097, AND LOT 1 OF CERTIFIED SURVEY MAP NUMBER 8114, RECORDED IN VOLUME 70 ON PAGES 263 THRU 266 OF CERTIFIED SURVEY MAPS AS DOCUMENT NUMBER 2155592 AND UNPLATTED LANDS LOCATED IN THE NE 1/4 OF THE NW 1/4, ALL IN SECTION 25, TOWNSHIP 3 NORTH, RANGE 18 EAST, VILLAGE OF MUKWONAGO, WAUKESHA COUNTY, WISCONSIN.

OWNER'S CERTIFICATE

As owners, the Village of Mukwonago does hereby certify that we have caused the land described on this Certified Survey Map to be surveyed, divided, and mapped as represented upon such map. We also certify that this Certified Survey Map is required by Chapter 236.34 of the Wisconsin Statutes and the Land Division Ordinance of the Village of Mukwonago.

WITNESS the hand and seal of said owners this 24 day of October, 1998.

Signed: John M. Hogan
John M. Hogan, Village President

Signed: Bernard W. Kahl
Bernard W. Kahl, Village Clerk

STATE OF WISCONSIN
WAUKESHA COUNTY

Personally came before me this 24 day of October, 1998, the above named officials of the Village of Mukwonago, known to be the persons who executed the foregoing instrument and acknowledged the same.

(Notary Seal) [Signature]
Notary public

Notary Public, Wisconsin

My commission expires December 27, 1998

VILLAGE BOARD APPROVAL:

Approved by the Board of Trustees of the Village of Mukwonago on this 24 day of October, 1998

John M. Hogan
John M. Hogan, Village President

Bernard W. Kahl
Bernard W. Kahl, Village Clerk



Received for recording this _____ day of _____, 1998 at _____ o'clock _____ M. and recorded in Volume _____ on Pages _____ thru _____ of Certified Survey Maps of Waukesha County, as Document Number _____.

_____, Register of Deeds

This instrument drafted by John C. Karnard R.L.S. S-2248

Job No. 5-98126

Sheet 4 of 4

314

REGISTER'S OFFICE)
155
Waushara Co., WI)

2387741

No. _____

RECEIVED FOR RECORD THE 13 DAY

OF November A.D. 1995 AT

0:30 O'CLOCK P M. & RECORDED

Vol 76 of CSM's on page 311-315

in the hands of H. H. Hange

REGISTER

by Marion M. Hange

Deputy

315

Wisconsin DNR - Identify Results

Report generated August 02, 2004 - 10:35 AM



Send to Printer

Coordinate Position

Lat/Lon: 88° 18' 59.2" W
42° 52' 2.8" N

UTM (x, y): 392467, 4746935
(zone 16)

WTM: 657519, 267469

County Boundary

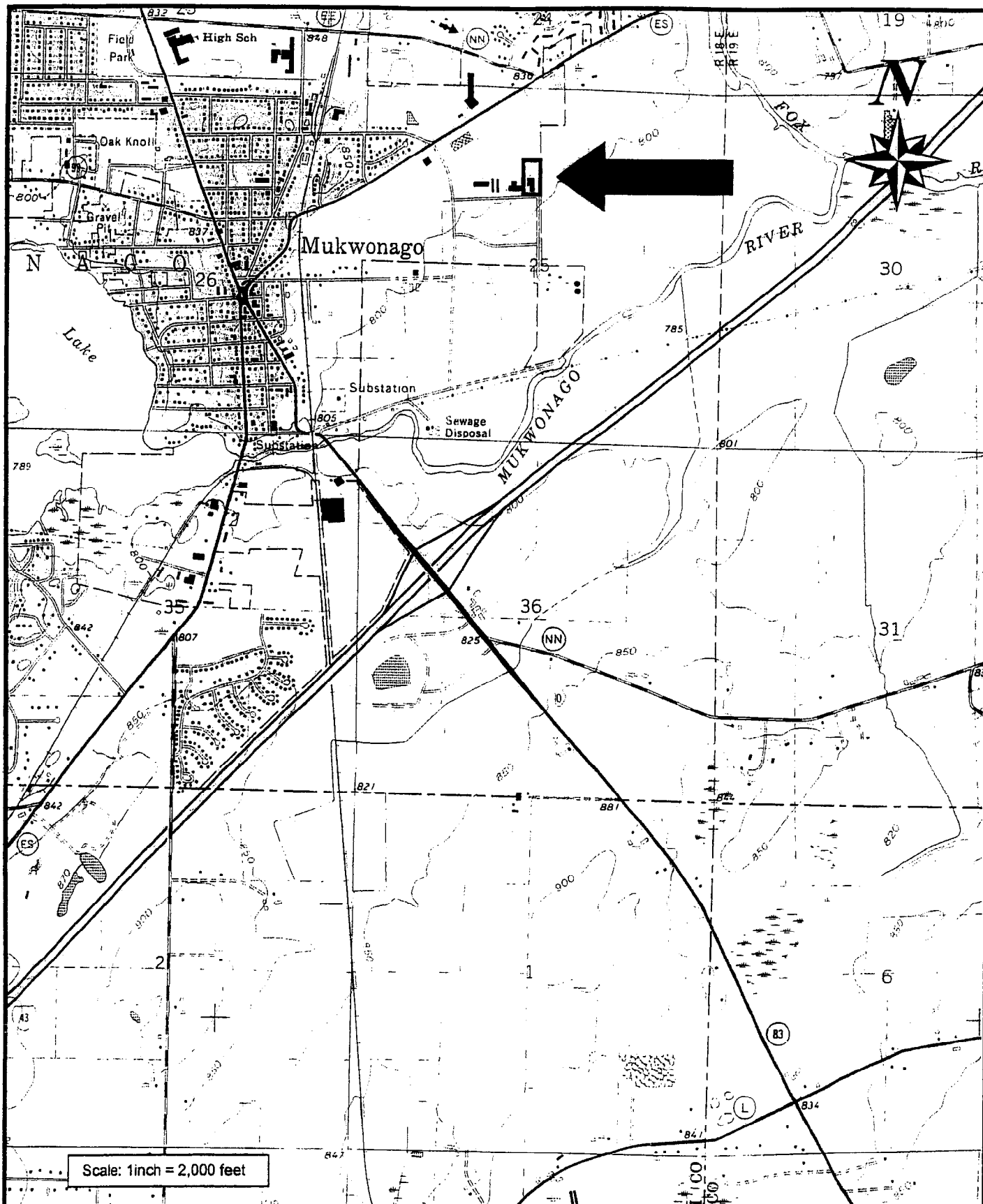
Name: Waukesha

County FIPS: 133

Region Name: Southeast Region

[Close Report Window]

FIGURE 1: SITE LOCATION MAP



Prepared For:
Monument Advisors

Project Name:
Instrument Development Corporation

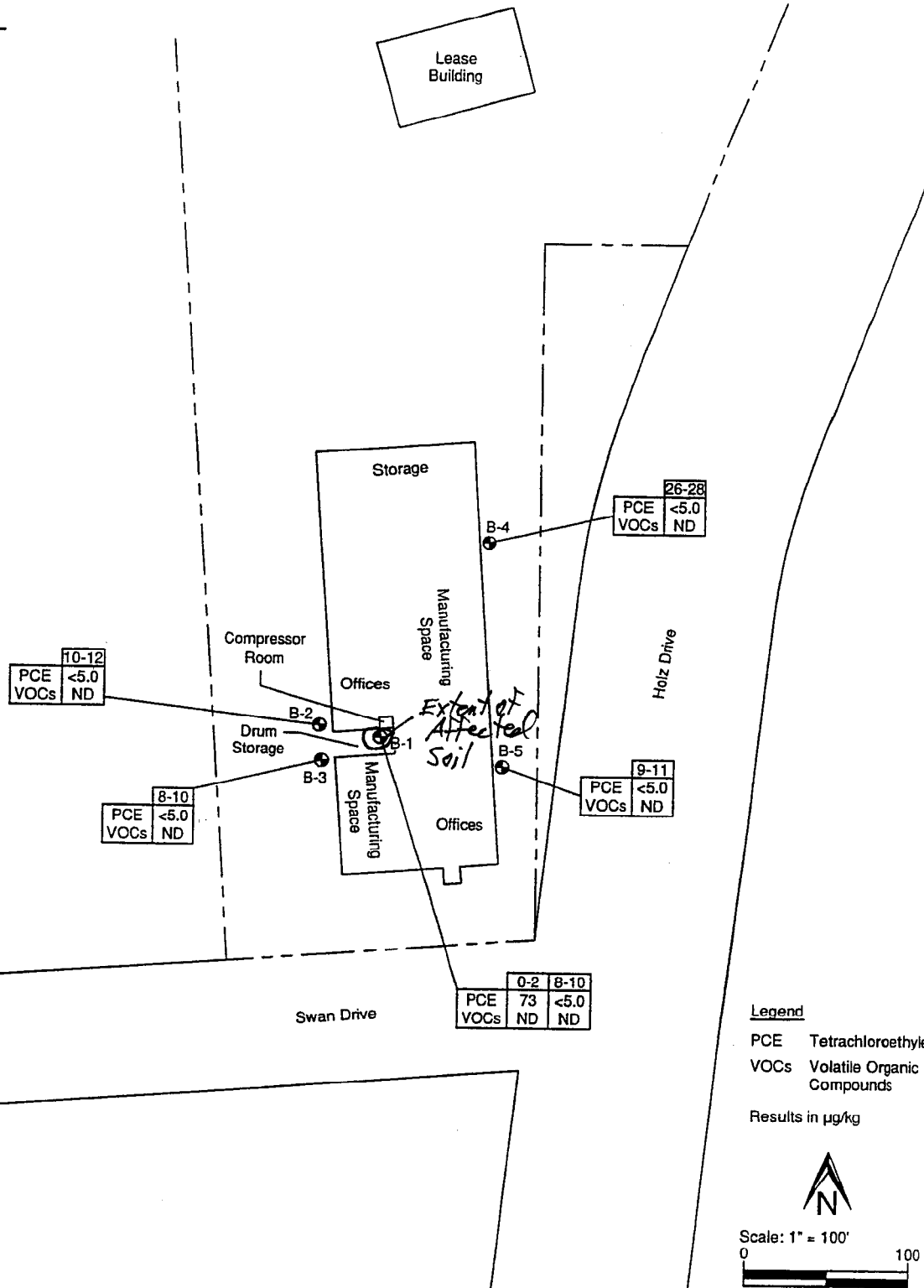


Prepared By:
Alt & Witzig Engineering, Inc.

Project No:
04IN0374

Date:
5/04

FIGURE 2
ANALYTICAL RESULTS
in SOIL



Prepared For:

Monument Advisors

Project Name:

Instrument Development Corporation



Prepared By:

Alt & Witzig Engineering, Inc.

Project No:

04IN0374

Date:

6/04

Sample Collection Date: June 4, 2004

TABLE 1
SUMMARY OF THE LABORATORY ANALYSIS FOR SOILS

Sample ID	Depth (feet)	Soil Type	PCE ($\mu\text{g/kg}$)	Other VOCs
B-1	0-2	Loam/Sand	73	ND
B-1	8-10	Loam/Sand	<5.0	ND
B-2	10-12	Sand	<5.0	ND
B-3	8-10	Sand	<5.0	ND
B-4	26-28	Silty Clay	<5.0	ND
B-5	9-11	Sand/Silt/Loam	<5.0	ND
DNR 720 Soil Cleanup Standard – Ingestion Pathway			55,000	Vary
DNR 720 Soil Cleanup Standard – Inhalation of Fugitive Dust Pathway			5.42×10^9	Vary
DNR 720 Soil Cleanup Standard – Inhalation of Volatiles Pathway			35,000	Vary
DNR 720 Soil Cleanup Standard – Soil to Groundwater Pathway			4.1	Vary

PCE =Tetrachloroethene VOC = Volatile Organic Compounds $\mu\text{g/kg}$ = microgram per kilogram =ppb = parts per billion
DNR 720 = Wisconsin Department of Natural Resources Administrative Code 720
Vary = Individual Compounds w/various cleanup levels ND =Not Detected

TABLE 2
SUMMARY OF THE LABORATORY ANALYSIS FOR GROUNDWATER

Sample ID	Date	PCE ($\mu\text{g/l}$)	Other VOCs
B-1	06/04/2004	<0.996	ND
B-2	06/04/2004	<5.0	ND
B-3	06/04/2004	<5.0	ND
B-4	06/03/2004	<5.0	ND
B-5	06/03/2004	<5.0	ND
DNR 140 Groundwater Enforcement Standard		5.0	Vary
DNR 140 Groundwater Preventative Standard		0.5	Vary

PCE =Tetrachloroethene VOC = Volatile Organic Compounds
 $\mu\text{g/l}$ = microgram per liter =ppb = parts per billion
DNR 720 = Wisconsin Department of Natural Resources Administrative Code 720
Vary = Individual Compounds w/various cleanup levels ND =Not Detected

Samples Collected by Alt & Witzig Engineering, Inc.

Date: August 10, 2004

Site Name: Executive Motor Coach L.L.C.

Site Address: 820 Swan Drive, Mukwonago, WI 53149

Responsible Party: Executive Motor Coach L.L.C.

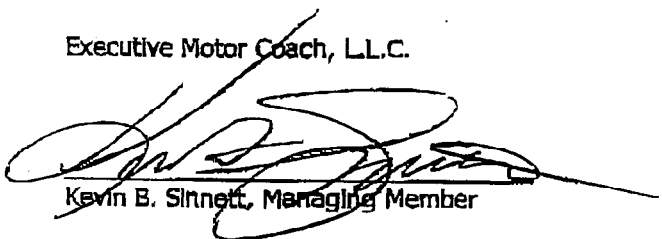
Address: N8509 Hillburn Mill Road

East Troy, WI 53132

Attn: Kevin B. Sinnett

The above named responsible party, certifies that the attached legal description(s) is/are complete and accurate for all of the property within the contaminated site's boundaries that has soil contamination that exceeds the Wisconsin Administrative Code Chapter NR 720 groundwater pathway residual contamination level (RCL) at the time of this case closure request.

Executive Motor Coach, L.L.C.



Kevin B. Sinnett, Managing Member